

## **ORDINANCE NO. 137**

### **AN ORDINANCE OF THE CITY OF SHORELINE, WASHINGTON, RECLASSIFYING PROPERTY LOCATED AT 17327 ASHWORTH AVENUE NORTH FROM R-6 SINGLE FAMILY RESIDENTIAL TO R-12 MULTI-FAMILY RESIDENTIAL**

WHEREAS, the owners of certain property located at 17327 Ashworth Avenue North have filed an application to reclassify the property, which is comprised of approximately 25,349 square feet, from R-6 Single Family Residential to R-12 Multi-Family; and

WHEREAS, on July 31, 1997, a public hearing on the reclassification application was held before the Planning Commission for the City of Shoreline pursuant to notice as required by law; and

WHEREAS, on July 31, 1997, the Planning Commission recommended approval of the reclassification application subject to the following conditions;

- I. Subsequent development of the subject property shall comply with all the conditions of the SEPA Mitigated Determination of Non-Significance issued on July 3, 1997,
- II. The subsequent application for preliminary long-subdivision of the property shall propose division of the land in a manner identical to that reviewed by the Planning Commission for the zoning redesignation,
- III. The property owner shall prepare an engineered solution to the on-street parking problem on the west side of Ashworth Avenue North as part of the application for preliminary long subdivision of the subject property,

and entered findings of fact and a conclusion based thereon in support of that recommendation; and

WHEREAS, the City Council concurs in the findings of fact and conclusions of the Planning Commission and has determined that the public use and interest will be served by approving the reclassification of said property from R-6 to R-12 Multi-Family Residential; and

WHEREAS, the City has complied with the requirements of the State Environmental Policy Act (SEPA) and the City's SEPA procedures;

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SHORELINE,  
WASHINGTON, DO ORDAIN AS FOLLOWS:**

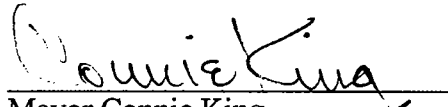
**Section 1. Adoption of Findings of Fact and Conclusions and Recommendation.** The City Council adopts the findings of fact and conclusions made and entered by the Planning Commission in support of the recommendation to the City Council to approve the reclassification application for the hereinafter described property, as set forth in the July 31, 1997 "Planning Commission Findings of Fact, Conclusions, and Recommendation to the City Council" on the Application for Zoning Reclassification, Project No. 1997-01085.

**Section 2. Legal Description.** The following described property is reclassified from R-6 single family residential to R-12 multi-family residential:

ALL THAT PORTION OF THE SOUTH HALF OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 26 NORTH, RANGE 4 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY, WASHINGTON, LYING EASTERLY OF THE EAST LINE OF OLLIVER'S ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 104 OF PLATS, PAGES 99 AND 100, AND LYING NORTH OF A LINE 210 FEET NORTH OF AND PARALLEL WITH THE SOUTH BOUNDARY LINE OF SAID SOUTH HALF OF THE NORTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION; EXCEPT THE EAST 30 FEET THEREOF.

**Section 3. Effective Date and Publication.** This ordinance shall take effect and be in full force five (5) days after passage and legal publication.

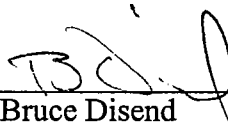
**PASSED BY THE CITY COUNCIL ON SEPTEMBER 8, 1997.**

  
Mayor Connie King

**ATTEST:**

  
Sharon Mattioli, CMC  
City Clerk

**APPROVED AS TO FORM:**

  
Bruce Disend  
City Attorney

Date of Publication: September 12, 1997  
Effective Date: September 17, 1997